



City of NORFOLK

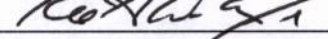
C: Dir., Department of City Planning

To the Honorable Council
City of Norfolk, Virginia

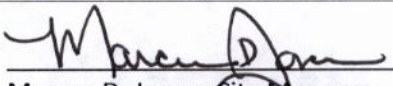
July 14, 2015

From: George M. Homewood, AICP, CFM, Planning Director

Subject: **Special exception for the operation of an eating and drinking establishment at 411 Granby Street, Suite B – Sweet Teas**

Reviewed: 
Ronald H. Williams, Jr., Deputy City Manager

Ward/Superward: 2/6

Approved: 
Marcus D. Jones, City Manager

Item Number: **R-3**

- I. **Staff Recommendation:** Approval.
- II. **Commission Action:** By a vote of **6 to 0**, the Planning Commission recommends **Approval**.
- III. **Request:** Special exception for the operation of an eating and drinking establishment
- IV. **Applicant:** Sweet Teas (Lewis Asare)
- V. **Description:**
 - This request is to relocate the Sweet Teas restaurant from 345 Granby Street to a larger space at 411 Granby Street.
 - The proposed location was previously occupied by the Noodle Bar restaurant.
 - Sweet Teas will serve alcoholic beverages for on-premises consumption at this new location.
 - The current location at 345 Granby Street will continue to operate under the same business owner and operation style, but will serve breakfast types of food.

	Proposed
Hours of Operation	11:00 a.m. until 2:00 a.m., seven days a week
Hours for the Sale of Alcoholic Beverages	11:00 a.m. until 2 a.m., Monday through Saturday 12:00 p.m. until 2 a.m., Sunday
Capacity	71 seats indoors 12 seats outdoors 93 total capacity

Staff point of contact: Christopher Blough at 664-6771, christopher.blough@norfolk.gov

Attachments:

- Staff Report to CPC dated June 25, 2015 with attachments
- Proponents and Opponents
- Ordinance



City of NORFOLK

Planning Commission Public Hearing: June 25, 2015

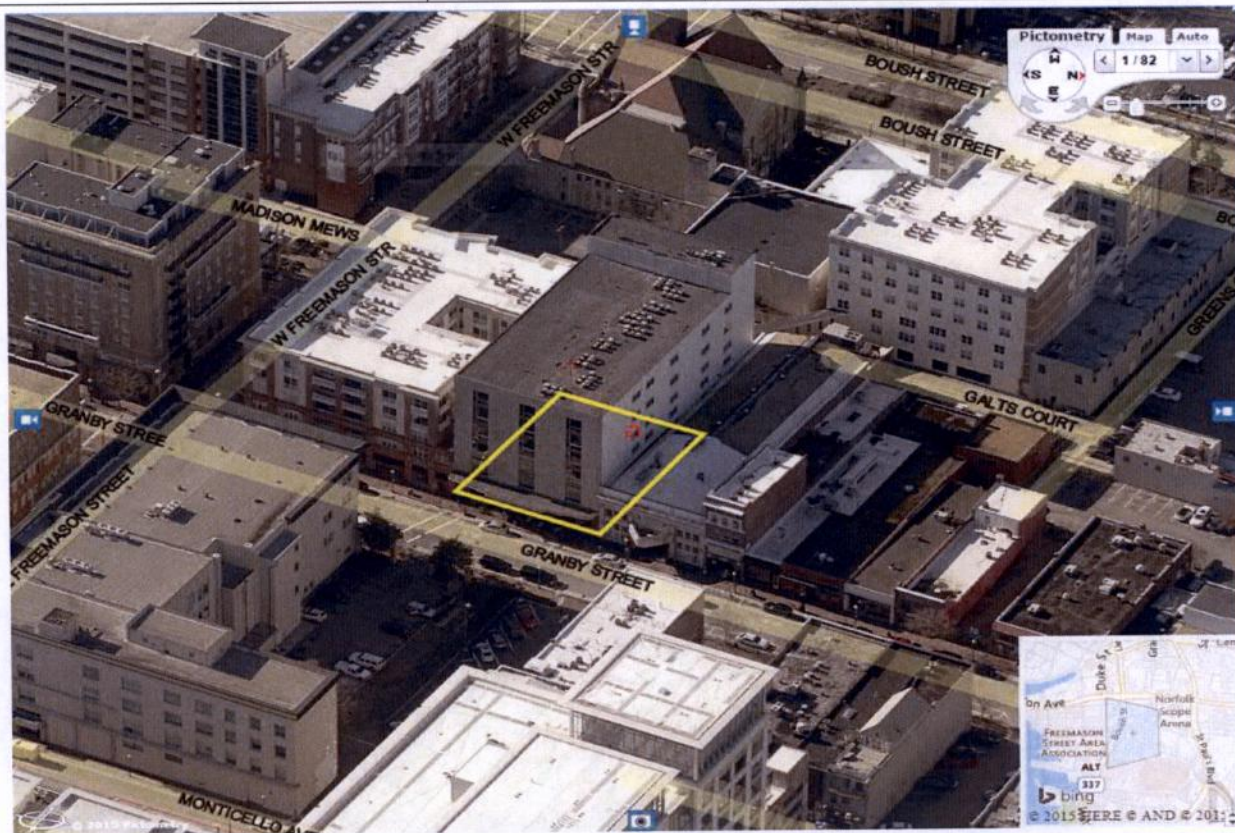
Executive Secretary: George M. Homewood, AICP, CFM

Staff: Chris Blough

js

CB

Staff Report	Item No. 5	
Address	411 Granby Street, Suite B	
Applicant	Sweet Teas	
Request	Special Exception	Eating and Drinking Establishment
Property Owner	415 Granby, LLC	
Site Characteristics	Site Area	13,960 sq. ft.
	Zoning	D-3 (Freemason/Granby Conservation and Mixed Use District) HO-D (Downtown Historic Overlay)
	Neighborhoods	Downtown
	Character District	Downtown
Surrounding Area	North	D-3: Granby Theater
	East	D-3: Granby Municipal Building
	South	D-3: Metro on Granby (apartments)
	West	D-3: Epworth Day School



A. Summary of Request

- This request is to relocate the Sweet Teas restaurant from 345 Granby Street to a larger space at 411 Granby Street.
- The proposed location was previously occupied by the Noodle Bar restaurant.
- Sweet Teas will serve alcoholic beverages for on-premises consumption at this new location.
- The current location at 345 Granby Street will continue to operate under the same business owner and operation style, but will serve breakfast types of food.

B. Plan Consistency

The proposed special exception is consistent with *plaNorfolk2030*, which designates this site as downtown.

C. Zoning Analysis**i. General**

The site is located in the D-3 and HO-D districts, which permit the proposed use by special exception.

	Proposed
Hours of Operation	11:00 a.m. until 2:00 a.m., seven days a week
Hours for the Sale of Alcoholic Beverages	11:00 a.m. until 2 a.m., Monday through Saturday 12:00 p.m. until 2 a.m., Sunday
Capacity	71 seats indoors 12 seats outdoors 93 total capacity

Special Exception History:

City Council Approval	Applicant	Request
2014	Noodle Bar	eating and drinking establishment
Pending	Sweet Teas	eating and drinking establishment

ii. Parking

The site is located within the D-3 zoning district, which does not require off-street parking.

iii. Flood Zone

The property is located in the X Flood Zone, which is a low risk flood zone.

D. Transportation Impacts

- Institute of Transportation Engineers figures calculate forecast travel for restaurants based upon the total seating of an establishment.
- Since no increase in indoor seating is being proposed for the site, no additional trips are projected.

E. Impact on the Environment

The site must continue to comply with all the standards set forth in the *Zoning Ordinance of the City of Norfolk, 1992*.

F. Impact on Surrounding Area/Site

By requiring this use to conform to the conditions listed below, the proposed eating and drinking establishment should not have a negative effect on the surrounding neighborhood.

G. Payment of Taxes

The owner of the property is current on all real estate taxes.

H. Civic League

The application was sent to the Downtown Norfolk Civic League and Downtown Norfolk Council on May 13.

I. Communication Outreach/Notification

- Legal notice was posted on the property on May 19.
- Letters were mailed to all property owners within 300 feet of the property on June 10.
- Legal notification was placed in *The Virginian-Pilot* on June 11 and June 18.

J. Recommendation

Staff recommends that the special exception request be **approved** subject to the conditions shown below:

- (a) The hours of operation for the establishment shall be from 11 a.m. until 2:00 a.m., seven days a week. No use of the establishment outside of the hours of operation listed herein shall be permitted.

- (b) The hours for the sale of alcoholic beverages shall be from 11:00 a.m. until 2:00 a.m., Monday through Saturday, and 12:00 p.m. until 2:00 a.m., Sunday.
- (c) The seating for the establishment shall not exceed 71 seats indoors, 12 seats outdoors, and the total occupant capacity, including employees, shall not exceed 93 people.
- (d) This special exception shall terminate in the event of a change in ownership of the establishment and may be revoked in the event of a change in the operation of the establishment as described in the Description of Operations set forth in "Exhibit A," attached hereto, provided that no termination in the event of a change in ownership of the establishment shall be effective until 120 days after the change or until a new special exception is granted showing the new owner, whichever is earlier.
- (e) The establishment shall maintain a current, active business license at all times while in operation.
- (f) The establishment shall remain current on all food and beverages taxes and business personal property taxes which may become due while it is in operation.
- (g) No public telephone(s) shall be permitted on the exterior of the property. Any public phone(s) on the interior of the building shall be located in an area within full view of the establishment's staff and shall not be permitted within any restroom.
- (h) During all hours of operation, the establishment operator shall be responsible for maintaining those portions of public rights-of-way improved by sidewalk and portions of any parking lot adjacent to the premises regulated by the special exception so as to keep such areas free of litter, refuse, solid waste, and any bodily discharge.
- (i) A menu shall be provided containing an assortment of foods which shall be made available at all times the establishment is open. A food menu and full dining service shall be available at the bar.

- (j) The business authorized by this special exception shall be conducted in accordance with the Description of Operations set forth in "Exhibit A," attached hereto. The representations made in "Exhibit A" shall be binding upon all owners, operators and managers who operate and/or manage the premises covered by this special exception. Should any owner, operator or manager desire to operate the business in a manner different than as represented in "Exhibit A," a new special exception must be obtained prior to implementing such change. Where any limitation or representation contained in "Exhibit A" is inconsistent with any condition of this ordinance, the conditions of this ordinance shall govern.
- (k) The violation of any requirement, limitation, or restriction imposed by the Virginia ABC Commission shall be deemed a violation of this special exception. This special exception may be revoked for any violation of a general or specific condition, including a condition incorporated by reference and including a condition arising from requirements, limitations, or restrictions imposed by the ABC Commission or by Virginia law.
- (l) There shall be no entertainment, no dancing, and no dance floor provided.
- (m) Neither the establishment nor any portion of it shall be leased, let, or used to stage any private party and no outside promoter shall be permitted to use, operate, rent, or host any event on the premises.
- (n) A copy of this special exception ordinance and Exhibits shall be available on the premises at all times for inspection, and a notice indicating that this special exception ordinance and all amendments are kept on the premises and are available for review by any member of the general public shall be posted in a visible location. The notice shall also contain information on where and how to report violations of conditions and shall include the address of the zoning administrator.

Attachments:

Location Map

Zoning Map

1000' radii map of similar ABC establishments

Application

Notices to the Downtown Norfolk Civic League and Downtown Norfolk Council

Letter of Support from the Downtown Norfolk Civic League


Proponents and Opponents

Proponents

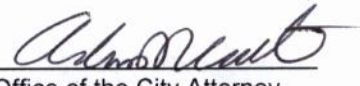
None

Opponents

None

Form and Correctness Approved: 

Contents Approved: 

By 
Office of the City Attorney

By 
DEPT.

NORFOLK, VIRGINIA

ORDINANCE No.

AN ORDINANCE GRANTING A SPECIAL EXCEPTION AUTHORIZING THE OPERATION OF AN EATING AND DRINKING ESTABLISHMENT KNOWN AS "SWEET TEAS" ON PROPERTY LOCATED AT 411 GRANBY STREET, SUITE B.

- - -

BE IT ORDAINED by the Council of the City of Norfolk:

Section 1:- That a Special Exception is hereby granted to Sweet Teas Norfolk, LLC authorizing the operation of an eating and drinking establishment named "Sweet Teas" on property located at 411 Granby Street, suite B. The property which is the subject of this Special Exception is more fully described as follows:

Property fronting 76 feet, more or less, along the western line of Granby Street beginning 113 feet, more or less, from the northern line of West Freemason Street and extending northwardly; premises numbered 411 Granby Street, suite B.

Section 2:- That the Special Exception granted hereby shall be subject to the following conditions:

- (a) The hours of operation for the establishment shall be limited to 11:00 a.m. until 2:00 a.m. the following morning, seven days per week. No use of the establishment outside of the hours of operation listed herein is permitted.
- (b) The hours for the sale of alcoholic beverages shall be limited to 11:00 a.m. until 2:00 a.m. the following morning Monday through Saturday and from 12:00 noon until 2:00 a.m. the following morning on Sunday. No sales of alcoholic beverages outside of the hours listed herein is permitted.
- (c) The seating for the establishment shall not exceed 71 seats indoors, 12 seats outdoors, and the total occupant capacity, including employees, shall not

exceed 93 people.

- (d) This special exception shall terminate in the event of a change in ownership of the establishment and may be revoked in the event of a change in the operation of the establishment as described in the Description of Operations set forth in "Exhibit A," attached hereto, provided that no termination in the event of a change in ownership of the establishment shall be effective until 120 days after the change or until a new special exception is granted showing the new owner, whichever is earlier.
- (e) The establishment shall maintain a current, active business license at all times while in operation.
- (f) The establishment shall remain current on all food and beverages taxes and business personal property taxes which may become due while it is in operation.
- (g) No public telephone(s) shall be permitted on the exterior of the property. Any public phone(s) on the interior of the building shall be located in an area within full view of the establishment's staff and shall not be permitted within any restroom.
- (h) During all hours of operation, the establishment operator shall be responsible for maintaining those portions of public rights-of-way improved by sidewalk and portions of any parking lot adjacent to the premises regulated by the Special Exception so as to keep such areas free of litter, refuse, solid waste, and any bodily discharge.
- (i) A menu shall be provided containing an assortment of foods which shall be made available at all times the restaurant is open. A food menu and full dining service shall be available at the bar.
- (j) The business authorized by this Special Exception shall be conducted in accordance with the Description of Operations set forth in "Exhibit A," attached hereto. The representations made in "Exhibit A" shall be binding upon all owners, operators and managers who operate and/or manage the premises covered by this Special Exception.

Should any owner, operator, or manager desire to operate the business in a manner different than as represented in "Exhibit A," a new Special Exception must be obtained prior to implementing such change. Where any limitation or representation contained in "Exhibit A" is inconsistent with any condition of this ordinance, the conditions of this ordinance shall govern.

- (k) The violation of any requirement, limitation, or restriction imposed by the Virginia ABC Commission shall be deemed a violation of this Special Exception. This Special Exception may be revoked for any violation of a general or specific condition, including a condition incorporated by reference and including a condition arising from requirements, limitations, or restrictions imposed by the ABC Commission or by Virginia law.
- (l) There shall be no entertainment, no dancing, and no dance floor provided.
- (m) Neither the establishment nor any portion of it shall be leased, let, or used to stage any private party and no outside promoter shall be permitted to use, operate, rent, or host any event on the premises.
- (n) A copy of this Adult Use Special Exception ordinance and Exhibits shall be available on site at all times for inspection, and a notice indicating that this Adult Use Special Exception ordinance and all amendments are kept on the premises and are available for review by any member of the general public shall be posted in a visible location. The notice shall also contain information on where and how to report violations of conditions and shall include the address of the zoning administrator.

Section 3:- That the City Council hereby determines that the Special Exception granted herein complies with each of the requirements of § 25-7 of the Zoning Ordinance of the City of Norfolk, 1992 (as amended), namely that:

- (a) The proposed use and development will be in harmony with the objectives and policies of the adopted

General Plan of Norfolk and with the general and specific purposes for which this ordinance was enacted and for which the regulations of the district in question were established;

- (b) The proposed use and development will not substantially diminish or impair the value of the property within the neighborhood in which it is located;
- (c) The proposed use and development will not have an adverse effect upon the character of the area or the public health, safety and general welfare. Conditions may be applied to the proposed use and development, as specified in section 25-8 below, to mitigate potential adverse impacts;
- (d) The proposed use and development will be constructed, arranged and operated so as not to interfere with the use and development of neighboring property in accordance with the applicable district regulations;
- (e) The proposed use and development will be served adequately by essential public facilities and services such as streets, public utilities, drainage structures, police and fire protection, refuse disposal, parks, libraries, and schools;
- (f) The proposed use and development will not cause undue traffic congestion nor draw significant amounts of traffic through residential streets;
- (g) The proposed use and development will not result in the destruction, loss or damage of natural, scenic or historic features of significant importance;
- (h) The proposed use and development will not cause substantial air, water, soil or noise pollution or other types of pollution which cannot be mitigated;
- (i) The proposed use and development will not cause a negative cumulative effect, when its effect is considered in conjunction with the cumulative effect of various special exception uses of all types on the immediate neighborhood and the effect of the proposed type of special exception use on

the city as a whole;

- (j) The proposed use and development complies with all additional standards imposed on it by the particular provisions of the ordinance authorizing such use; and
- (k) No application for a special exception shall be recommended or granted until any and all delinquent real estate taxes owed to the City of Norfolk on the subject property have been paid.

Section 4:- That the Special Exception granted hereby amends the previously granted special exceptions permitting eating and drinking establishments on this property, adopted on May 8, 2012 (Ordinance No. 44,651) and on June 10, 2014 (Ordinance No. 45,573). All provisions and conditions previously approved are entirely superseded by the terms of this Special Exception

Section 5:- That this ordinance shall be in effect from the date of its adoption.

ATTACHMENT:
Exhibit A (3 pages)



EXHIBIT "A"
Description of Operations
Eating and Drinking Establishment

Date 4/23/15

Trade name of business SWEET TEAS

Address of business 411 GRANGE ST SUITE B NORFOLK 23510

Name(s) of business owner(s)* LEWIS ASARE, SWEET TEAS NORFOLK LLC

Name(s) of property owner(s)* Buddy Gaddis 411 GRANGE LLC

Daytime telephone number (604) 536-0754

*If business or property owner is partnership, all partners must be listed.

*If business or property owner is an LLC or Corporation, all principals must be listed.

1. Proposed Hours of Operation:

Facility	Alcoholic Beverage Sales
Weekday From <u>11 am</u> To <u>2 am</u>	Weekday From <u>11 am</u> To <u>2 am</u>
Friday From <u>11 am</u> To <u>2 am</u>	Friday From <u>11 am</u> To <u>2 am</u>
Saturday From <u>11 am</u> To <u>2 am</u>	Saturday From <u>11 am</u> To <u>2 am</u>
Sunday From <u>11 am</u> To <u>2 am</u>	Sunday From <u>12 pm</u> To <u>2 am</u>

2. Type of ABC license applied for (check all applicable boxes)

☒ On-Premises ☐ Off-Premises (additional application required)

3. Type of alcoholic beverage applied for

☒ Beer ☒ Wine ☒ Mixed Beverage

4. Will indoor or outdoor entertainment be provided?

(Entertainment consists of anything more than one, unamplified musician)

☐ Yes (Different application required) ☒ No

Exhibit A – Page 2
Eating and Drinking Establishment

5. Will video games, pool tables, game boards or other types of games be provided?
☐ Yes (If more than 4, additional application required) ☒ No

5a. If yes, please describe type and number of each game to be provided

6. Will patrons ever be charged to enter the establishment?
☐ Yes ☒ No

6a. If yes, why

- 6b. Which days of the week will there be a cover charge (circle all applicable days)?

Monday Tuesday Wednesday Thursday Friday
Saturday Sunday

7. Will the facility or a portion of the facility be available for private parties?
☐ Yes ☒ No

7a. If yes, explain

8. Will a third party (promoter) be permitted to lease, let or use the establishment?
☐ Yes ☒ No

8a. If yes, explain

9. Will there ever be a minimum age limit?
☐ Yes ☒ No

Exhibit A – Page 3

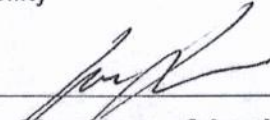
Eating and Drinking Establishment

10. Additional comments/ description/operational characteristics or prior experience:

MOVING FROM 345 GARDEN

LAGER SPACE

Note: If smoking is permitted, then floor plans must be submitted showing all necessary building requirements for such facility



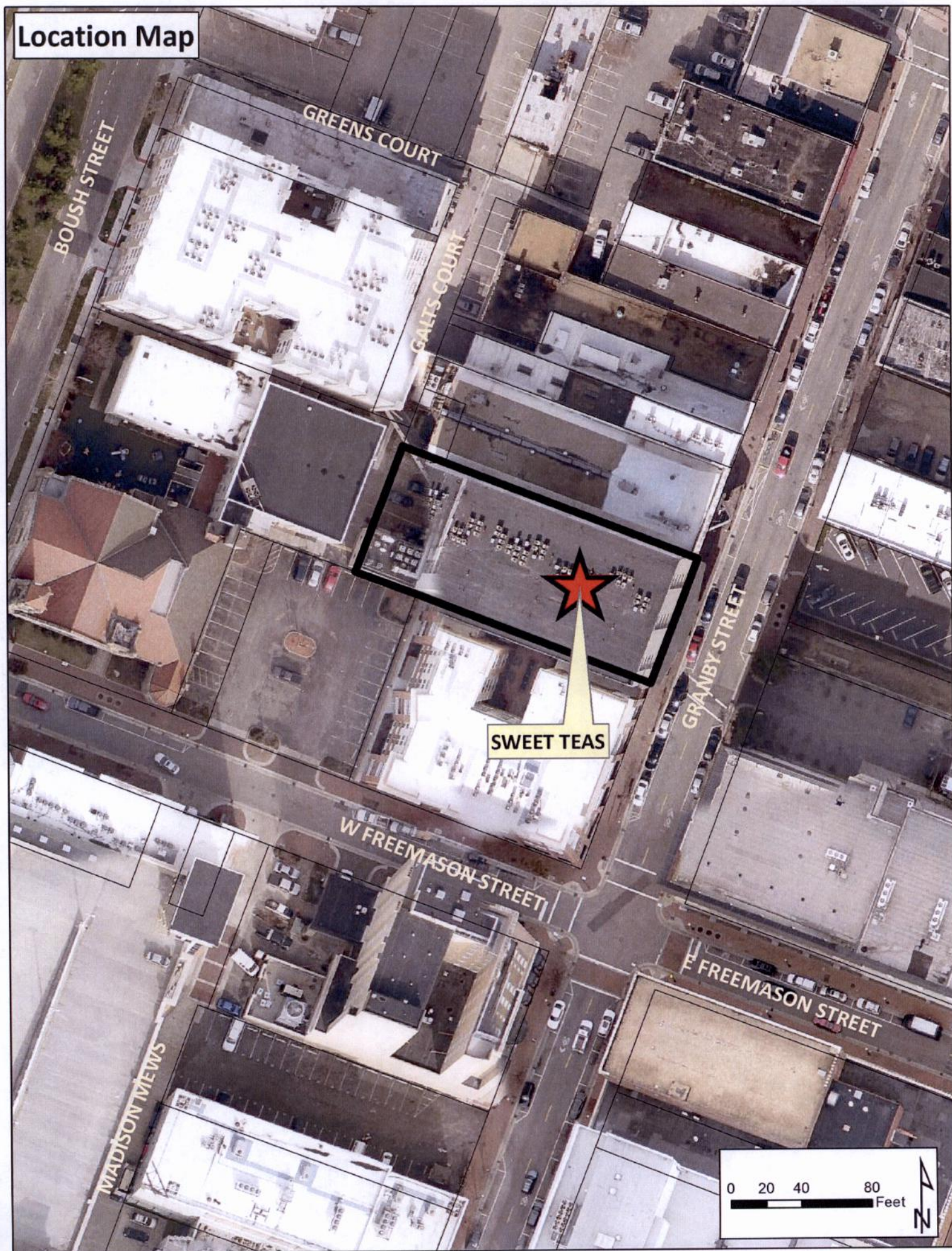
Signature of Applicant

DEPARTMENT OF CITY PLANNING

810 Union Street, Room 508
Norfolk, Virginia 23510

Telephone (757) 664-4752 Fax (757) 441-1569

Location Map



Zoning Map

D-3

D-3

D-3

W BUTE STREET

W BUTE STREET

E BUTE STREET

HC-WF2

D-3

D-3

D-3

W CHARLOTTE STREET

E CHARLOTTE STREET

GREENS COURT

GALTS COURT

SWEET TEAS

WEBSTERS COURT

BOUSH STREET

BOUSH STREET

D-3

D-3

D-3

W FREEMASON STREET

GRANBY STREET

MONTICELLO AVENUE

D-3

E FREEMASON STREET

D-3

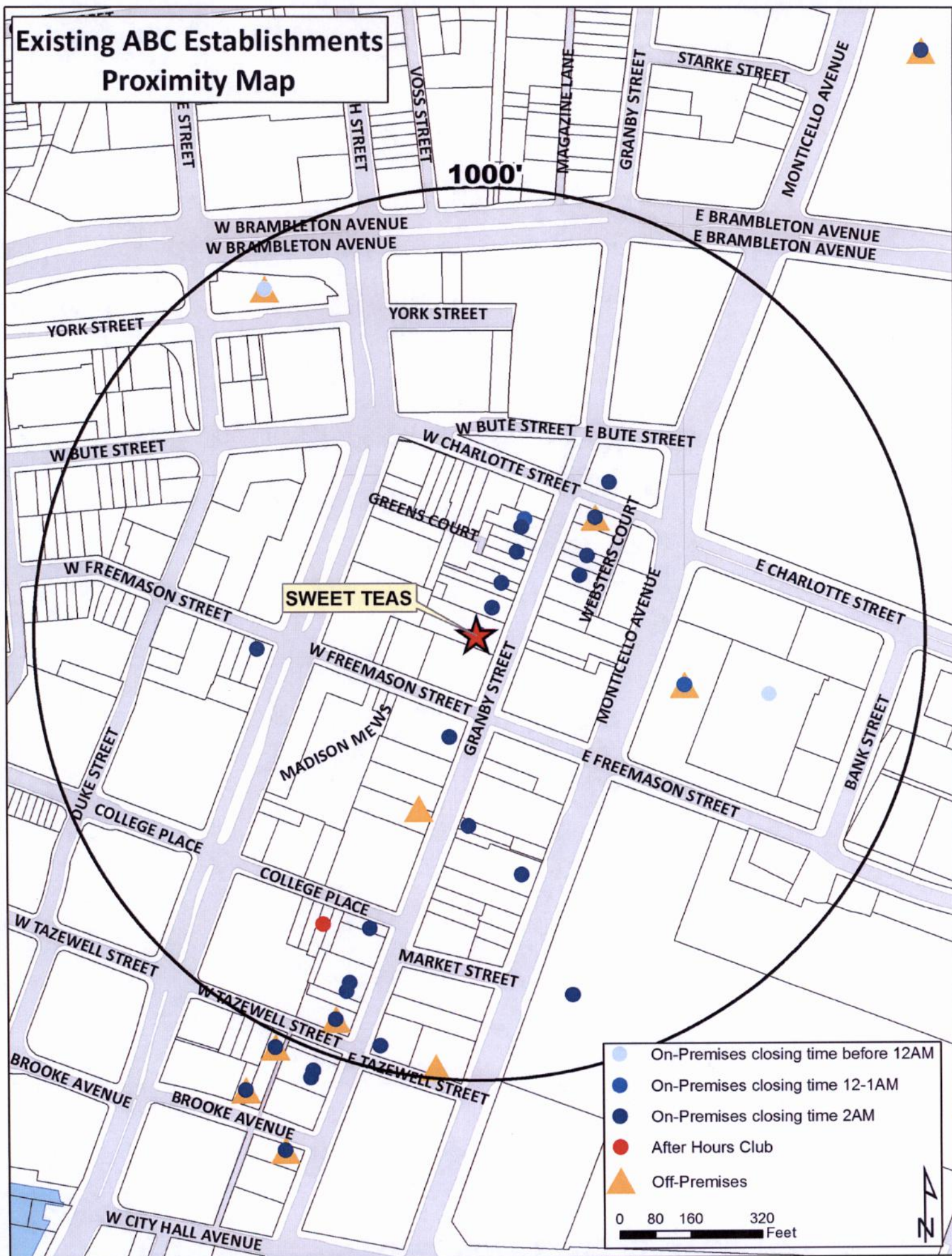
D-3

MADISON MEWS

0 30 60 120 Feet



Existing ABC Establishments Proximity Map





**APPLICATION
ADULT USE SPECIAL EXCEPTION
EATING AND DRINKING ESTABLISHMENT
(Please print)**

Date 4/23/15

DESCRIPTION OF PROPERTY

Address 411 GRANLEY ST NORFOLK VA 23510

Existing Use of Property RESTAURANT

Proposed Use RESTAURANT

Current Building Square Footage 2,790

Proposed Building Square Footage ~~2,790~~ 2,790

Trade Name of Business (if applicable) SWEET TEAS NORFOLK LLC

APPLICANT

(If applicant is a LLC or a Corp./Inc., include name of official representative and/or all partners)

1. Name of applicant: (Last) ASARG (First) LEWIS (MI) N

Mailing address of applicant (Street/P.O. Box): 411 GRANLEY ST SUITE B

(City) NORFOLK (State) VA (Zip Code) 23510

Daytime telephone number of applicant () 804 536-0754 Fax () _____

E-mail address of applicant: LEWISNASARG@gmail.com

DEPARTMENT OF CITY PLANNING

810 Union Street, Room 508

Norfolk, Virginia 23510

Telephone (757) 664-4752 Fax (757) 441-1569

Application
Eating and Drinking Establishment
Page 2

AUTHORIZED AGENT (if applicable)

(If agent is a LLC or a Corp./Inc., include name of official representative and/or all partners)

2. Name of applicant: (Last) Hran (First) Rick (MI) J

Mailing address of applicant (Street/P.O. Box): 1400 Granby St Unit 407

(City) Norfolk (State) VA (Zip Code) 23510

Daytime telephone number of applicant (757) 615-6905 Fax () _____

E-mail address of applicant: RickHran consulting@gmail.com

PROPERTY OWNER

(If property owner is a LLC or a Corp./Inc., include name of official representative and/or all partners)

3. Name of property owner: (Last) Gadams (First) Buddy (MI) _____

Mailing address of property owner (Street/P.O. box): 207 Granby St

(City) Norfolk (State) VA (Zip Code) 23510

Daytime telephone number of owner (757) 672-9055 email: BGadams@marathondeor.com

CIVIC LEAGUE INFORMATION

Civic League contact: Karen Murphy

Date(s) contacted: 4/24/15

Ward/Super Ward information: 246

REQUIRED ATTACHMENTS

- Required application fee, **\$355.00** (if check, make payable to the City of Norfolk).
 - Application fee includes a non-refundable \$5 technology surcharge.
- One 8½ inch x 11 inch copy of a floor plan prepared by a registered design professional drawn to scale showing seats/tables, restroom facilities, bar, ingress and egress, standing room, outdoor dining and total maximum capacity (see attached example)
- One 8½ x 14 inch or 11 x 17 inch copy of a physical survey, drawn to scale and showing site conditions and improvements (including portions of the right-of-way to the curb line):
 - Existing and proposed building structures
 - Driveways
 - Parking
 - Landscaping
 - Property lines (see attached example)
- One 8 ½ x 14 inch or 11 x 17 inch copy of a conceptual site plan drawn to scale and showing all proposed site improvements, landscaping, drive aisles and parking with dimensions, and proposed changes to parcel/property lines (including lease lines) if applicable.
- Completed Exhibit A, Description of Operations (attached)

CERTIFICATION

I hereby submit this complete application and certify the information contained herein is true and accurate to the best of my knowledge:

Print name: Frank Gedens Sign: [Signature] 4/23/15
(Property Owner or Authorized Agent of Signature) (Date)

Print name: Lewis Asare Sign: [Signature] 4/23/15
(Applicant) (Date)

ONLY NEEDED IF APPLICABLE:

Print name: Rick Ham Sign: [Signature] 4/23/15
(Authorized Agent Signature) (Date)

**Exhibit A – Floor Plan(s) Worksheet
Eating and Drinking Establishment**

- Complete this worksheet based for each floor plan submitted with application.
- Floor plan must be prepared by a registered design professional and include:
 - Tables/seats
 - Restroom facilities
 - Bar
 - Ingress and egress
 - Standing room
 - Outdoor seating
 - Total maximum capacity (including employees)

Total capacity

a. Indoor

Number of seats (not including bar seats)

Number of bar seats

Standing room

62
9
71

b. Outdoor

Number of seats

12

c. Number of employees

10

Total Occupancy

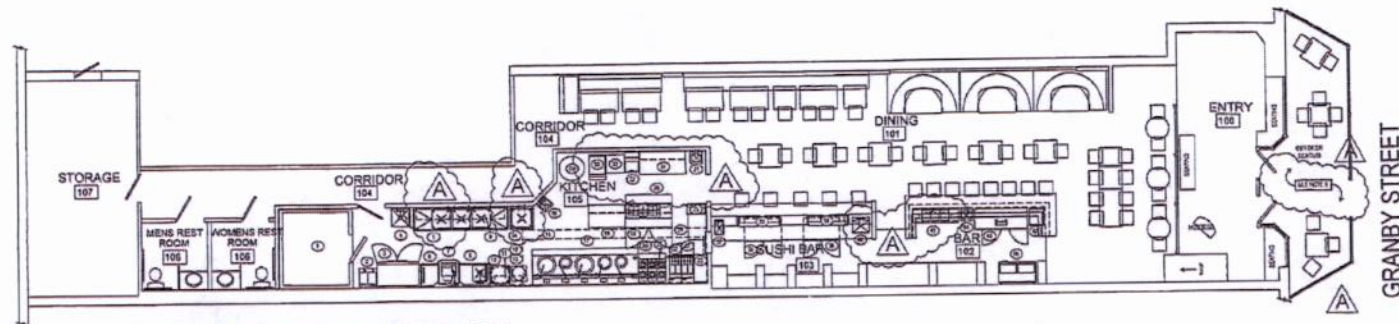
(Indoor/Outdoor seats, standing room and employees) = 93

DEPARTMENT OF CITY PLANNING

810 Union Street, Room 508

Norfolk, Virginia 23510

Telephone (757) 664-4752 Fax (757) 441-1569



EQUIPMENT LAYOUT

SCALE: 3/16" = 1'-0"

EQUIPMENT LIST

1. WALK IN COOLER
2. BAG-IN-THE-BOX SODA
3. TWO DOOR REFRIGERATOR
4. WOP SINK
5. THREE COMPARTMENT SINK
6. CLEAN DISH TABLE
7. LOW TEMP DISH MACHINE
8. SOAKED DISH TABLE
9. WALL SHELF
10. WORK TABLE

11. FIRE SUPPRESSION SYSTEM
12. WORK TABLE
13. RICE-COOKER
14. ONE COMP. PREP SINK
15. GRIDDLE
16. HAND SINK
17. WOP RANGE
18. WORK TABLE W/ OVER SHELF
19. SHAGBARKHUNT BY OVER SHELF
20. RANGE-4 BURNER

21. SALAMANDER
22. FRYER
23. WORK TABLE
24. WORK TABLE
25. HOT HOLD UNIT
26. SPARE HANDBL
27. SPARE HANDBL
28. STORAGE CABINET
29. WATER HEATER
30. ICE MACHINE

31. HAND SINK
32. SODA DISPENSER W/ICE BIN
33. SODA REFRIGERATOR
34. WORK TABLE W/ SHELF
35. SPARE HANDBL
36. SPARE HANDBL
37. HAND SINK
38. UNDER COUNTER FREEZING
39. SUSHI BAR
40. PREP SINK

41. SPARE HANDBL
42. SPARE HANDBL
43. BACK SINK SINK
44. HAND SINK
45. WED BOX
46. BOTTLE BOX
47. ICE BIN

GENERAL NOTES

1. FACILITY IS EXISTING AND IS EQUIPMENT SHOWN.
2. SIZES OF EQUIPMENT SHOWN ARE AS CLOSE AS POSSIBLE OF EXISTING EQUIPMENT.
3. NO ELECTRICAL AND OR PLUMBING ROUGH INS ARE SHOWN.
4. THERE IS NO DEMOLITION SHOWN ON THIS DRAWING.
5. THE "REST ROOMS" ARE EXISTING HANDICAP READY.
6. HEIGHT OF CEILING IN KITCHEN IS 5'-0" J.G.
7. ITEMS 3-5-THREE COMPARTMENT SINK
14-ONE COMPARTMENT PREP SINK
40- PREP SINK
43- BACK BAR SINK
ARE ALL INDIRECT DRAINAGE
8. ITEM 5-THREE COMPARTMENT SINK
A. DRAINING TO A GREASE TRAP
B. HAS DRAIN BOARDS ON EITHER END
C. SINKS ARE LARGE ENOUGH TO HOLD THE LARGEST PIECE OF EQUIPMENT TO BE WASHED
9. EXISTING AVAILING IN FRONT OF BUILDING THAT COVERS THE SEATING AND TABLES.

ROOM FINISH SCHEDULE

ROOM	FLOOR	WALLS	CEILING	REMARKS
NO.	NAME	FIN.	FIN.	FIN.
100	ENTRY	WD	PT/VP	PLAS
101	DINING AREA	WD	PT/VP	PLAS
102	BAR	WD	PT/VP	PLAS
103	SUSHI BAR	WD	PT/VP	PLAS
104	CORRIDOR	WD	PT/VP	PLAS
105	KITCHEN	OT	ST	ST
106	RESTROOM	OT	ST	PLAS
107	STORAGE	CCNC	PLAS	PLAS

ROOM FINISH LEGEND
 WD WOOD
 OT CERAMIC TILE
 ST STAINLESS STEEL
 CCNC CEMENTitious
 PLAS PLASTER
 PT PAINT (ENJOY)
 VP VINYL
 ST STAINLESS STEEL
 CCNC CEMENTitious
 PLAS PLASTER
 PT PAINT (ENJOY)
 VP VINYL

NOODLE BAR
 411 GRANBY STREET,
 NORFOLK VIRGINIA 23505

EQUIPMENT LAYOUT



FOODSERVICE SOLUTIONS
 CREATION OF THE FUTURE

400 JACK RABBIT ROAD VIRGINIA BEACH VA 23461
 WWW.FSDCSOLUTIONS.COM TEL: 757-435-9999

PROJECT NUMBER: FSDC-14-19
 DATE: 6-1-2014
 DRAWN BY: BROCKETT
 CHECKED BY: HENRY

KEC-1

SHEET: 1 of 1
 SCALE: 3/16" = 1'-0"

OWNERSHIP OF DOCUMENTS
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Blough, Christopher

From: Straley, Matthew
Sent: Thursday, May 14, 2015 8:11 AM
To: Blough, Christopher
Subject: FW: new Planning Commission application - 411 Granby Street, Suite B
Attachments: application.pdf

FYI

From: Kevin R. Murphy [<mailto:krmurphy@verizon.net>]
Sent: Wednesday, May 13, 2015 5:15 PM
To: Straley, Matthew
Subject: RE: new Planning Commission application - 411 Granby Street, Suite B

Matthew,

The DNCL does not object to this application.

Thank you,

Kevin

From: Straley, Matthew [<mailto:Matthew.Straley@norfolk.gov>]
Sent: Wednesday, May 13, 2015 11:06 AM
To: dncl@welovenorfolk.org
Cc: Winn, Barclay; Whibley, Terry; Howard, Oneiceia; Blough, Christopher
Subject: new Planning Commission application - 411 Granby Street, Suite B

Mr. Murphy,

Attached please find the application for a special exception to operate an eating and drinking establishment on property located at 411 Granby Street, Suite B.

The item is tentatively scheduled for the June 25, 2015 Planning Commission public hearing.

Should you have any questions, please e-mail or call *Chris Blough* at (757) 664-6771, christopher.blough@norfolk.gov

Thank you.

Matthew Straley
GIS Technician II
Norfolk Department of City Planning